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World Class Ranches Team Brokered by EXP Realty

320 E. Carl Albert Parkway, B1 | McAlester, OK 74501

Jefferson Co. 180 Horse Ranch-rb

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180± ACRES
Jefferson County, OK

AUCTION
TUESDAY, APRIL 19
at 10 AM

PROPERTY TOUR:
Sunday, April 3 • 1 - 4 PM

PROPERTY LOCATION:
11 miles E of Waurika, OK on Hwy 70 to CR N 2920 Rd, 1.5 Miles S



This is a rare find for a horse property. Only 2 hrs from Dallas/Fort Worth and Oklahoma City in horse country with paved access roads. Modern 1,900sqft, 3 bedroom/2 bath home with well & rural water. Improvements include a circle training pen and large 150x270 lighted outdoor arena w/team roping boxes, automatic chute & stripping chute. A 12-stall horse barn w/ concrete half walls, 14x14 stalls, tack room and feed room. Breeding barn and a small vet barn with vet stocks. Property has been fenced and cross fenced. Pastures include Bermuda, clover and native grasses with flat to rolling terrain, and a large pond. Make plans now to attend this auction for the opportunity to own all or part of this dream horse property. These 180± acres located near Waurika, OK have so much to offer. Auction will be held TUESDAY, APRIL 19 at 10 AM at the Claypool Community Center, 11 miles E of Waurika on Hwy 70. **PROPERTY TOUR:** Sunday, April 3 • 1 - 4 PM **PROPERTY LOCATION:** 11 miles E of Waurika, OK on Hwy 70 to CR N 2920 Rd, 1.5 Miles S on N 2920 Rd to Property.

Property Highlights

Acreage: 180 acres m/l

Location: Oklahoma

Closest Town: Waurika

Access: All Season county Rd.

Topography: flat to rolling

Improvements: House, Horse barn, Roping Arena

Forage: Bermuda, Native Grasses and clovers

Capacity: 60 horses

Water: Rural Water

Wildlife: Deer

Utilities: Electricity

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